

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

GRANTEE'S MAILING ADDRESS:

Debsyl Way
Greenville, S. C. 29611

KNOW ALL MEN BY THESE PRESENTS, that LOUISE JAYSON

O. S. C.

in consideration of One and No/100 (\$1.00) Dollars,

SETTLEMENT OF MARRIAGE DISPUTES
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto MARK S. JAYSON, his heirs and assigns, forever:

ALL MY UNDIVIDED ONE-HALF (1/2) INTEREST IN AND TO THE FOLLOWING DESCRIBED PROPERTY:

ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated as Lot 87 on Plat of property of Lakewood on the Saluda (also known as Stoneledge), said plat being recorded in the RMC Office for Greenville County in Plat Book QQ at Page 15 and having, according to said plat, metes and bounds as shown thereon.

This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/ or of record.

This being the same property acquired by the Grantor and Grantee from Stoneledge, Inc. by deed dated July 30, 1980 and recorded in the RMC Office for Greenville County in Deed Book 1130 at Page 160 on July 31, 1981.

13(308) B2.5-1-87

The following protective and restrictive covenants are hereby imposed on the above described property:

1. This lot shall be used exclusively for residential purposes.
2. No noxious or offensive trade or activity shall be carried on upon this lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
3. No trailer, basement, tent or other outbuildings erected in the tract shall be at any time used as a residence temporarily or permanently nor shall any structure of a temporary character be used as a residence.
4. The ground floor area of the main structure, exclusive of one-story open porches, and garages shall be not less than 1,200 square feet.

The above described property is more accurately shown on a more recent plat of Property of Mark S. Jayson and Louise Jayson recorded in Plat Book 8-C at Page 81, RMC Office for Greenville County.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 14th day of May 19 82

SIGNED, sealed and delivered in the presence of:

Beverly C. Guest
James W. Fayssoux

Louise Jayson (SEAL)

(SEAL)

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed, deliver the within written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 14th day of May 19 82

Notary Public for South Carolina.

My commission expires 5-29-83

STATE OF SOUTH CAROLINA

COUNTY OF

RENUNCIATION OF DOWER

NOT NECESSARY - WOMAN GRANTOR

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 19

Notary Public for South Carolina.

My commission expires

RECORDED this day of 19 at M., No.